

When recorded, return to:
George M. Keele, Esq.
1692 County Road, #A
Minden NV 89423

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 3 Fee: 16.00
BK-1205 PG-12751 RPTT: # 7

APN: 1319-04-001-004

RPTT 7



GIFT DEED

THIS INDENTURE, made this 27th day of December, 2005, by and between STEVEN W. BAY, sole Successor Trustee under that certain Trust Agreement, known as the MARGARET G. BAY TRUST, dated the 2nd day of August, 1983, as amended (hereinafter referred to as GRANTOR), and STEVEN W. BAY, a married man as his sole and separate property, (hereinafter referred to as GRANTEE),

W I T N E S S E T H

That Grantor, for and in consideration of the sum of ONE DOLLAR (\$1.00) and other good and valuable consideration and the love and affection had and borne by Grantor for Grantee, in dealing with the 42/60 interest which Grantor presently holds in the real property hereinafter described, does by these presents grant, bargain and sell to STEVEN W. BAY, a married man as his sole and separate property, and to his heirs and assigns forever, an undivided fourteen-sixtieths (14/60) interest in the real property situated in the County of Douglas, State of Nevada, described as follows:

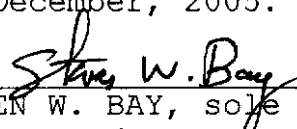
Lot 4, GENOA ESTATES, as shown on the Official Map recorded in the office of the County Recorder of Douglas County, Nevada, on March 7, 1966, in Book 2 of Maps, as Document No. 31256, Official Records.

TOGETHER, all and singular, with the tenements, hereditaments, and appurtenances thereunto belonging or appertaining, and the reversion and reversions, the remainder and remainders, rents, issues and profits thereof,

TO HAVE AND TO HOLD THE SAID PREMISES FOREVER, the result of this conveyance being that the ownership of the foregoing real property hereafter shall be vested in the following persons or entities, as tenants in common, in the indicated fractional interests:

STEVEN W. BAY, sole Successor Trustee under that certain Trust Agreement, known as the MARGARET G. BAY TRUST, dated the 2nd day of August, 1983:	28/60
STEVEN W. BAY, a married man as his sole and separate property	1/3
JANICE F. BAY, a married woman as her sole and separate property	6/60
JAMIE MEGAN BAY, an unmarried woman, as her sole and separate property	6/60

WITNESS my hand this 27th day of December, 2005.


STEVEN W. BAY, sole Successor Trustee under that certain Trust Agreement known as the MARGARET G. BAY TRUST, dated the 2nd day of August, 1983, as amended

STATE OF VIRGINIA)
COUNTY OF FARMAN) : ss.

This instrument was acknowledged before me on December 27th, 2005, by STEVEN W. BAY, as sole Successor Trustee under that certain Trust Agreement known as the MARGARET G. BAY TRUST, dated the 2nd day of August, 1983, as amended.


NOTARY PUBLIC

SEAL

MAIL TAXES TO:

STEVEN W. BAY
6244 Park Road
McLean, VA 22101